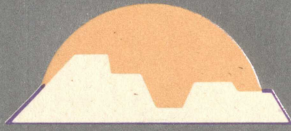


9/6/92 DAVID KRANTZ 256-9870



CANYON RIDGE

SERIES I

AT PECCOLE RANCH

W

ide open spaces. Acres and acres of green. Surrounded by grand desert vistas. And, the color of Red Rock Canyon. With plenty of room to grow and play. This is the spirit of Peccole Ranch. A place rich in all the things you want for you and your family.

Here, neighborhood, school, cultural and shopping areas are intertwined in a quiet, park-like setting. With 38 acres of beautifully landscaped walkways. Intimate community parks and barbecue areas. Tree-lined boulevards. And, convenient bicycle paths.

For a round of golf, you just head down the street. The Peccole Ranch master plan calls for a beautiful 18-hole golf course. Its master plan also calls for a village center within its walls. And there's already an elementary school site designated for Peccole Ranch children.

The location of Peccole Ranch, on the city's western edge, also makes it one of the most prestigious in the Valley. Such distinguished names as The Lakes, Canyon Gate Country Club, Desert Shores and Summerlin are your neighbors here.

In this matchless setting, Canyon Ridge, Series I, by Signature Homes offers six equally superb floor plans outfitted with a long list of added features.

And, Canyon Ridge is a beautiful neighborhood setting for your new home. With well-planned curved streets and cul-de-sacs. Staggered homes set on deep, pool-sized lots. And attractive stucco privacy walls bordering wide avenues.

These are the trademark features homeowners have come to associate with every Signature Homes development.

Once you experience the Signature Homes difference, you'll agree, too. Canyon Ridge, Series I, at Peccole Ranch is the place to be for you and your family.

9/6/92



CANYON RIDGE

SERIES I

03-Sep-92

PLAN	SQ FT	PRICE RANGE
Azalea	463	2,086
Orchid	61	1,868
Hawthorn	20Z2	1,652
Iris	63	1,511
Acacia	45	2,082

INDIVIDUAL HOME PRICES VARY ACCORDING TO LOCATION AND LOT TYPE.

Due to our ongoing efforts to improve, the builder reserves the right to make modifications in materials, specifications, prices, plans and designs without prior notice.

* Model for this plan shown here.

Sales Office (702) 256-9870

Signature
The Dream Builder

9/6/92



CANYON RIDGE

SERIES I

03-Sep-92

PLAN		SQ FT	PRICE RANGE	
Azalea	463	2,086	136,950 - 140,950	*
Orchid	61	1,868	124,950 - 129,950	*
Hawthorn	20Z2	1,652	120,950 - 124,950	*
Iris	63	1,511	118,950 - 126,950	
Acacia	45	2,082	128,950 - 136,950	

INDIVIDUAL HOME PRICES VARY ACCORDING TO LOCATION AND LOT TYPE.
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* Model for this plan shown here.

Sales Office (702) 256-9870

Signature
The Dream Builder

<u>ELEVATION</u>	<u>PLAN</u>	<u>SQ FT</u>	<u>STORIES</u>	<u>BATHROOMS</u>	<u>BEDROOM</u>	<u>OPTION</u>	<u>GARAGE</u>	<u>OPTION</u>
20Z	HAWTHORN	1,652	2	2 1/2	3	4	2	3
45	ACACIA	2,082	2	2 1/2	4	5	2	--
46	AZALEA	2,086	2	2 1/2	4	--	2	3
61	ORCHID	1,868	2	3	4	3	2	--
63	IRIS	1,511	1	2	3	--	2	--

W

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CANYON RIDGE
SERIES I
FEATURES

EXTERIOR

- Mediterranean-inspired architecture
- All stucco, low maintenance exterior
- Concrete barrel tile roof
- Post-tension concrete slab to decrease cracking and settling
- Complete block privacy walls, sides and rear, with 3-foot wrought-iron gate
- All block walls facing streets are stucco'd
- Curved walls on all corner lots
- 2 or 3-car finished garages
- Embossed steel weather-resistant roll-up garage door(s)
- Automatic garage door opener with two transmitters
- Concealed air conditioning and heating units
- Dual-glazed, white painted windows
- Sodded front yard landscaping with 24" box tree
- Automatic sprinklers in front yard
- Soft water loop
- Brass deadbolt lock on entry door
- Custom designed hand-painted tile house numbers

LUXURIOUS LIVING AREAS

- Fireplace with gas starter and gas logs
- Hand-finished smooth ceilings
- Walk-in closet in all master bedrooms
- Interior laundry room or area
- Vaulted ceilings (some plans)
- Imported ceramic tile entry
- Plush carpeting in all living areas
- Upgraded Congoleum™ flooring in kitchen and baths
- Pre-wired for cable TV in master bedroom and family room
- Telephone outlets in all bedrooms, kitchen, and family or living room, depending on plan
- Switch receptacle in all bedrooms
- Designer brass light fixtures

RICHLY APPOINTED KITCHENS

- Solid oak picture frame cabinetry with adjustable shelves and finished interiors
- Dishwasher with 2-level wash action and pots and pans cycle

- Ceramic tile countertops in a choice of white or almond
- Self-cleaning gas range with black glass door and automatic pilotless ignition
- Recessed fluorescent lighting with oak trim, or track lighting, depending on plan
- Porcelain over steel double sink with disposal
- Spacious storage pantry
- Water line to icemaker hookup

ELEGANT BATHS

- Master baths in all two-story plans feature double sinks, garden bathtub with ceramic tile surrounds, and separate ceramic tile shower stall with clear glass door
- Solid oak picture frame cabinetry
- Ceramic tile countertops
- Ceramic tile bath and shower surrounds
- Polished chrome single lever designer faucets

ENERGY-SAVING FEATURES

- Balanced power
- R-30 rated batt attic insulation
- One coat insulated wall system to provide minimum R-18 rated exterior walls
- Custom home sealing for significant savings on heating and cooling costs, and reduced noise, dust and insect infiltration
- Insulated raised panel steel entry door
- Gas and 220 volt electrical outlet in laundry area
- Dual glazed windows

SECURITY FEATURES

- Outside security lighting with photo-electric cell that automatically turns lights on at night
- Complete burglar alarm system
- Steel entry door with brass deadbolt and peephole

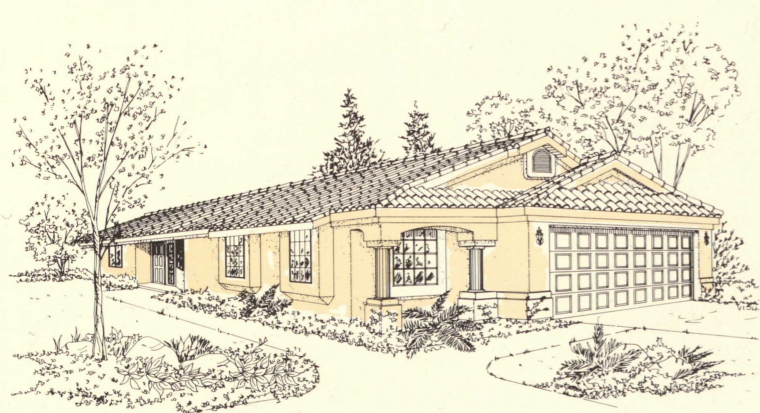
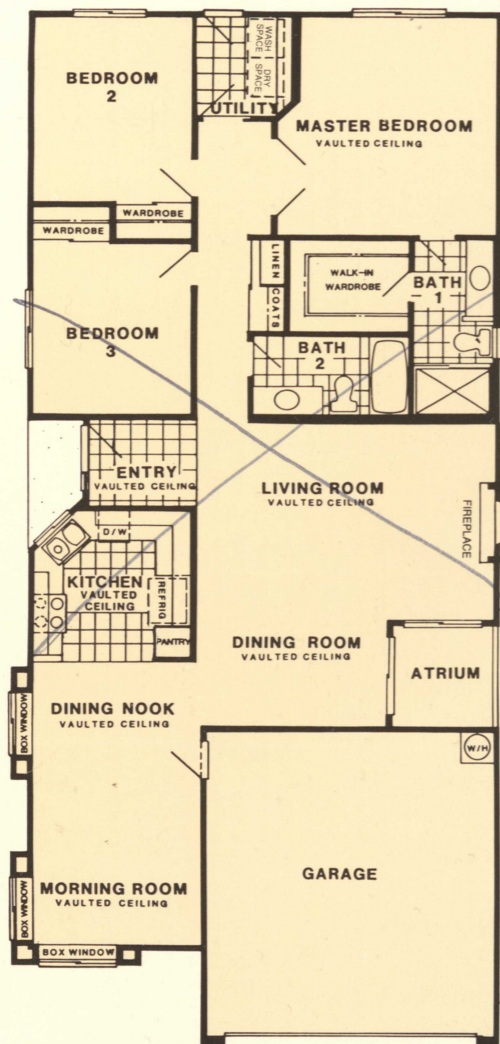
AVAILABLE OPTIONS

Please see sales counselor for list and prices

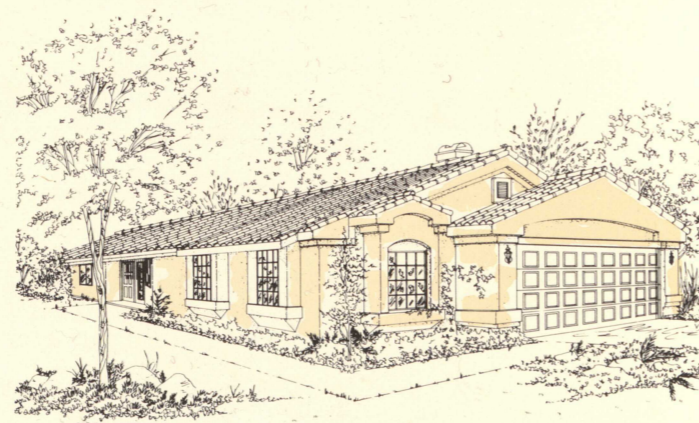
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Plan 37
3 Bedrooms, 2 Baths
1,490 Square Feet

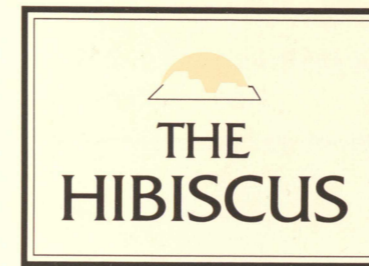


Elevation E

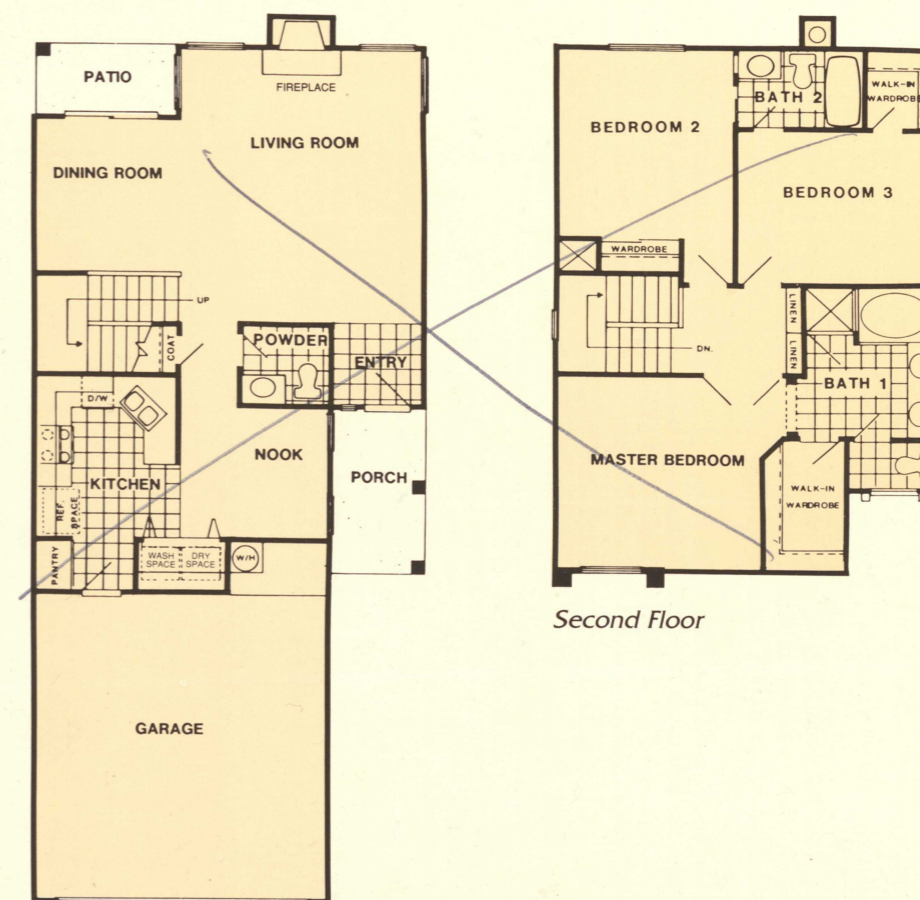


Elevation F

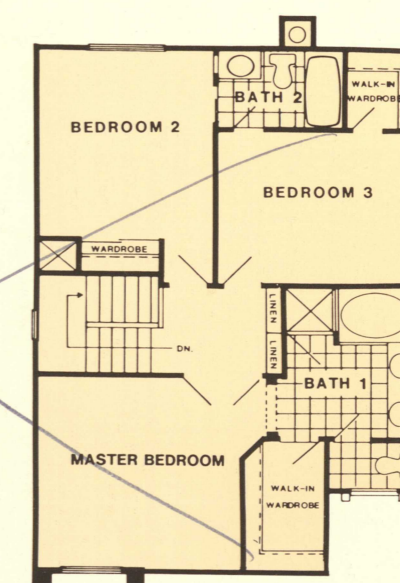
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Plan 9Z
3 Bedrooms, 2 1/2 Baths
1,562 Square Feet



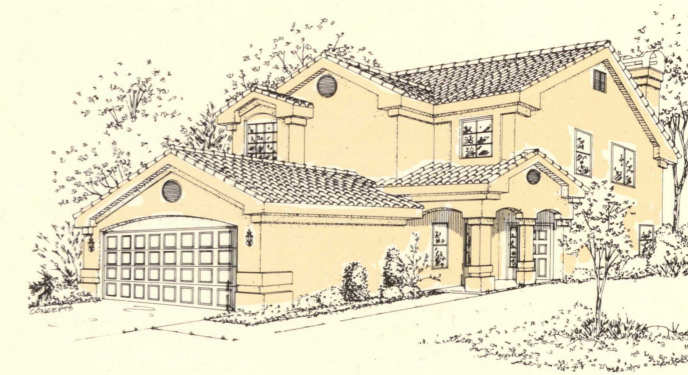
First Floor



Second Floor



Elevation E

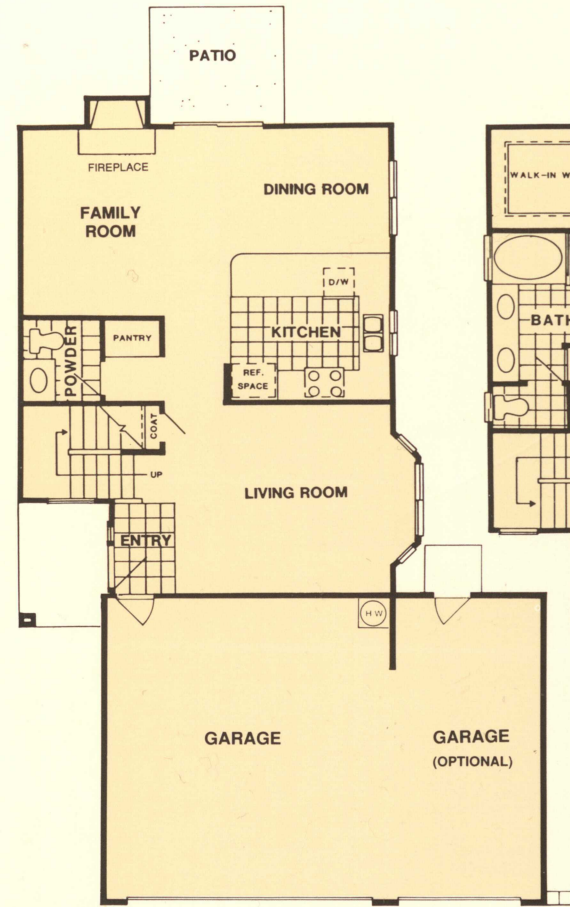


Elevation F

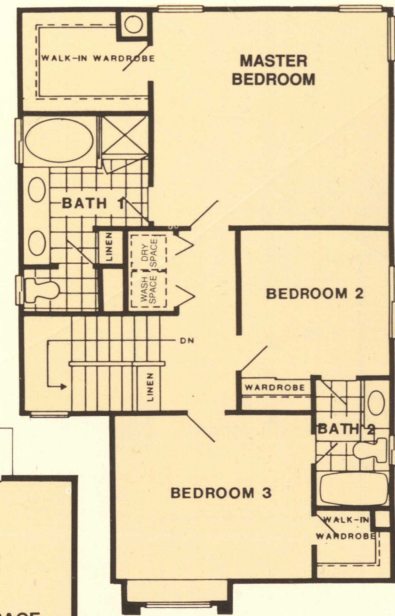
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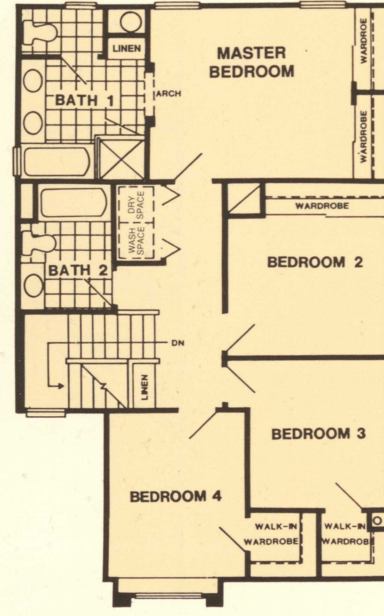
Plan 20Z
3 or 4 Bedrooms, 2 1/2 Baths
1,652 Square Feet



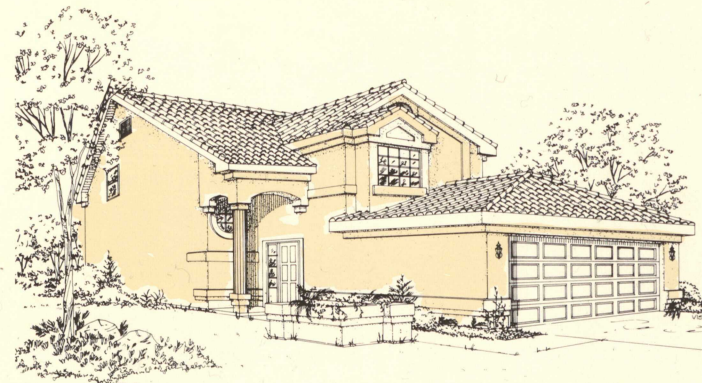
First Floor



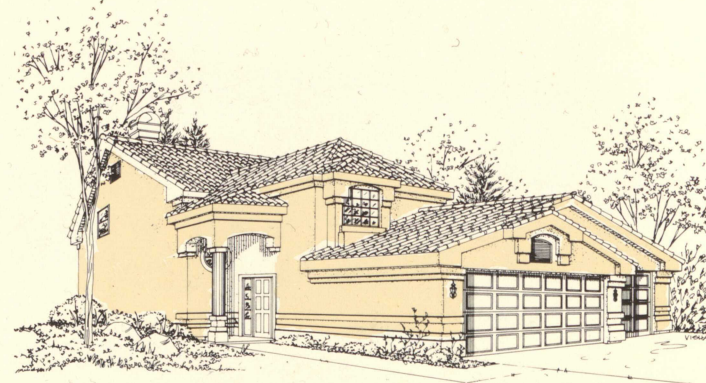
Second Floor
3 Bedroom Plan



Optional
Second Floor
4 Bedroom Plan



Elevation E

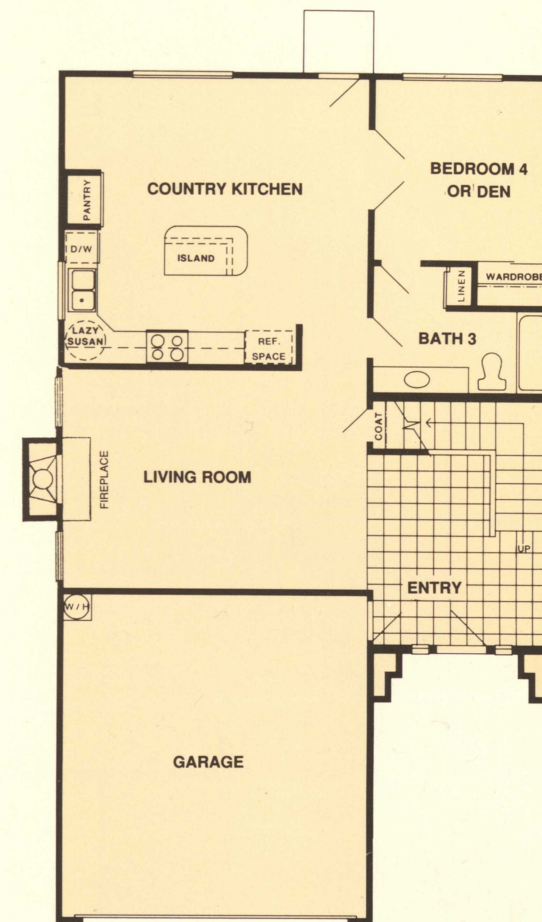


Elevation G

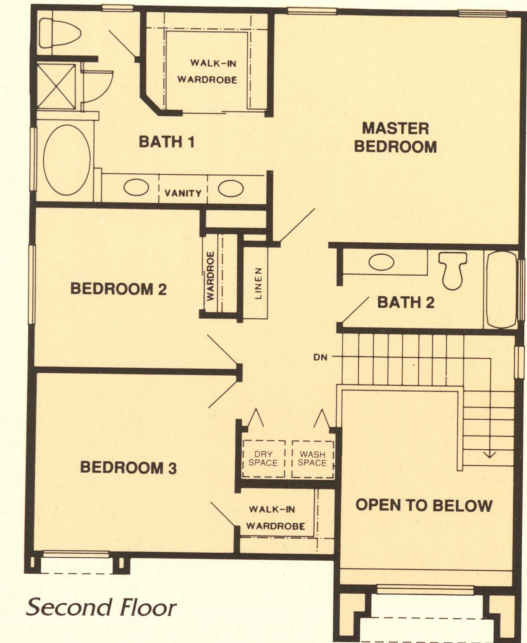
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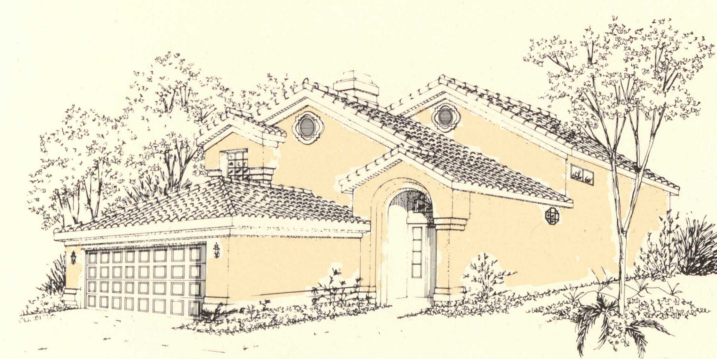
Plan 61
4 Bedrooms, 3 Baths
1,868 Square Feet



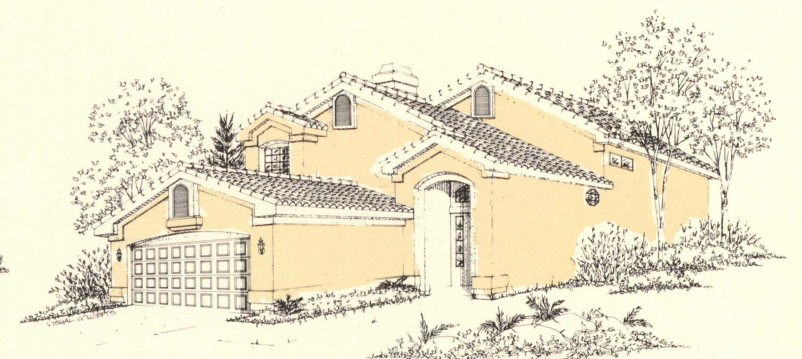
First Floor



Second Floor

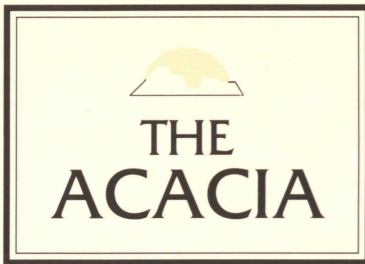


Elevation E



Elevation F

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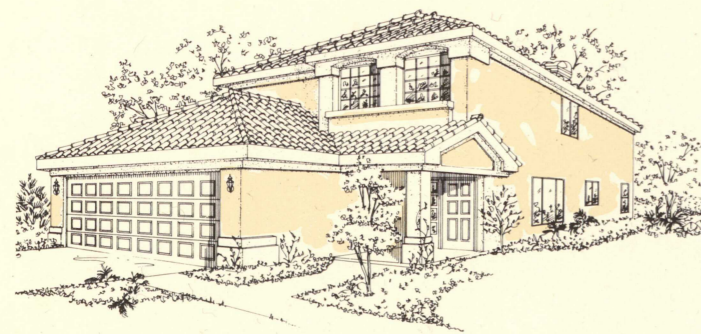
Plan 45
4 or 5 Bedrooms, 2 1/2 Baths
2,082 Square Feet



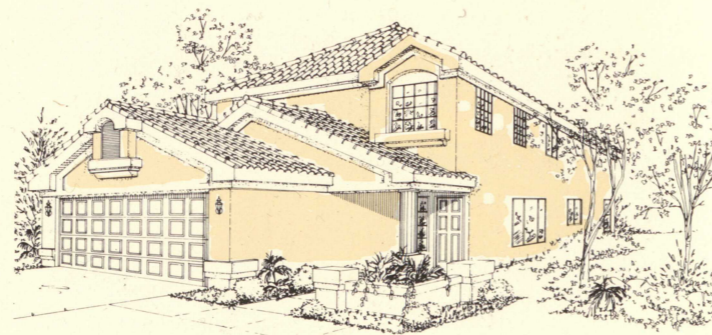
First Floor

Second Floor
4 Bedroom

Optional
Second Floor
5 Bedroom

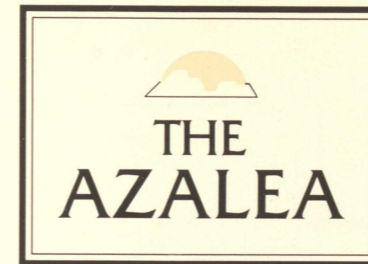


Elevation E

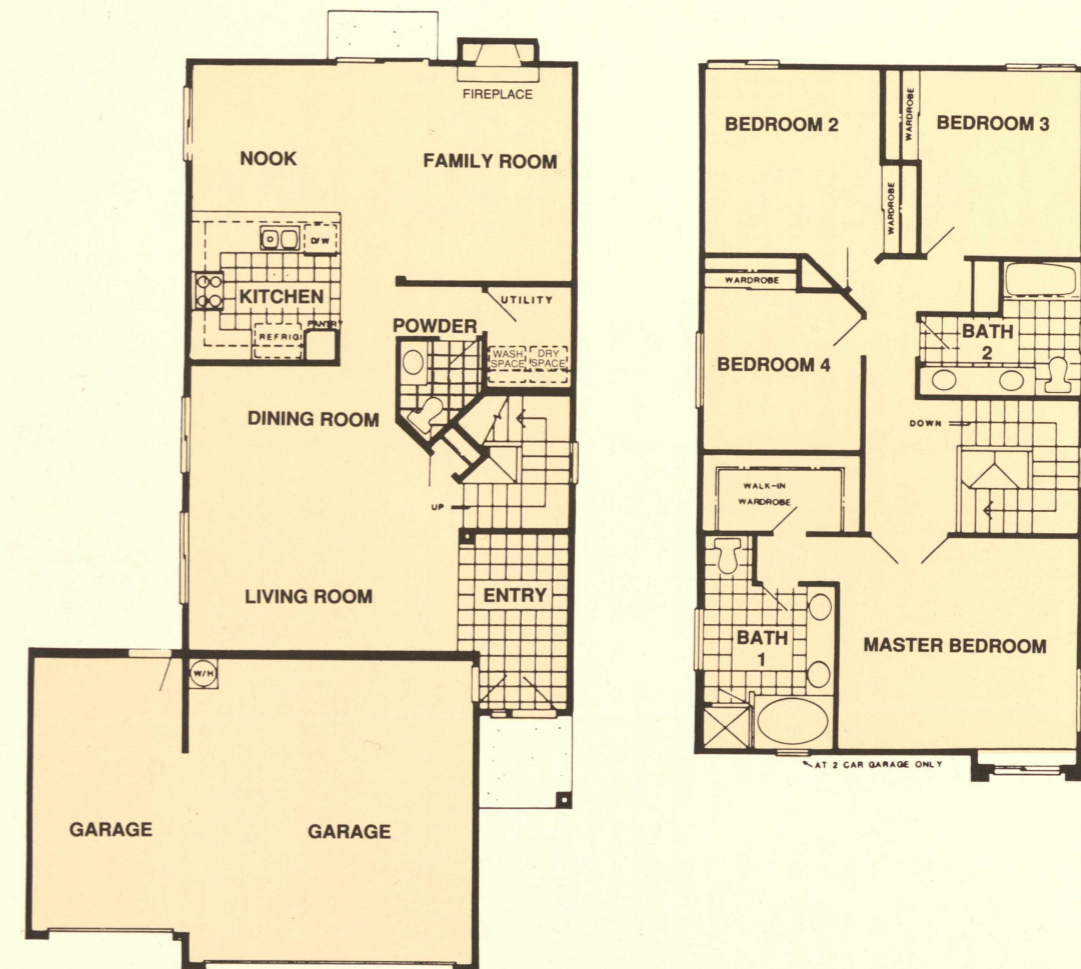


Elevation F

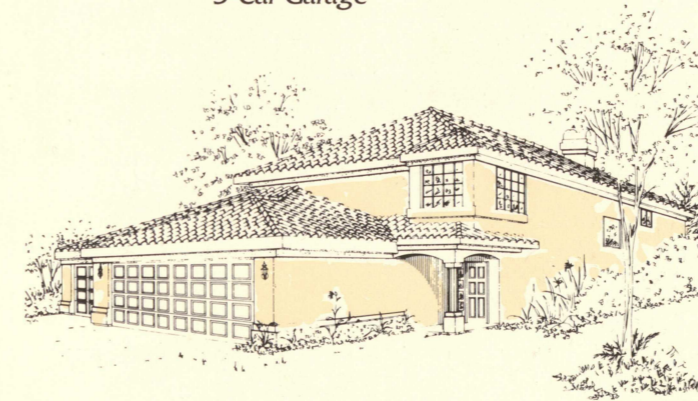
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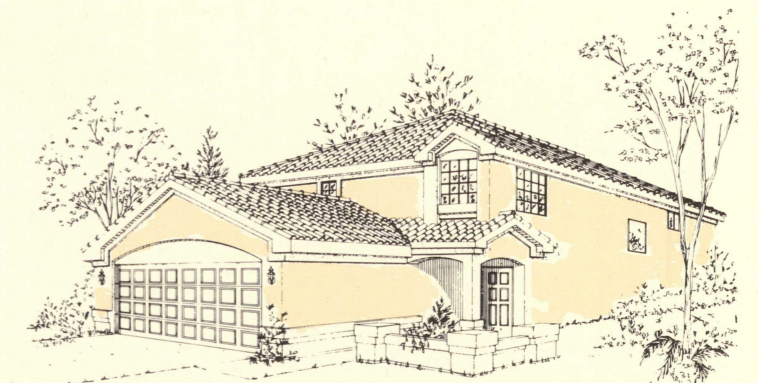
Plan 46
4 Bedrooms, 2 1/2 Baths
2,086 Square Feet



Optional
3-Car Garage



Elevation E

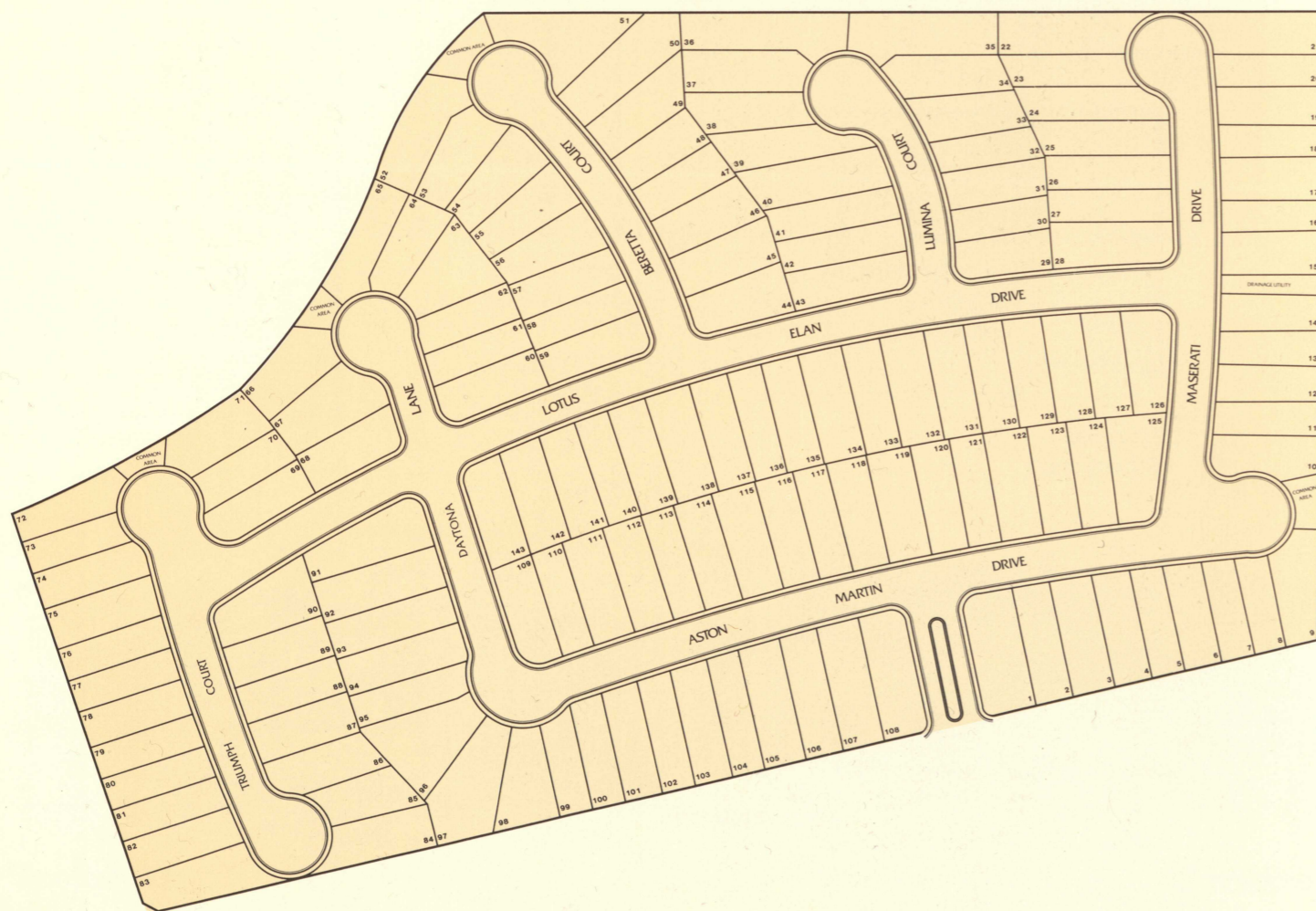


Elevation F

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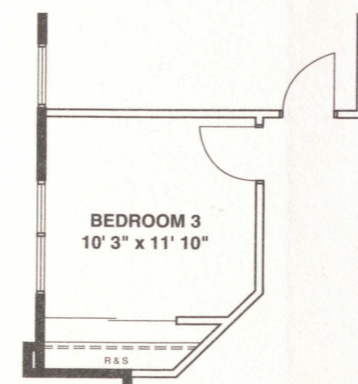
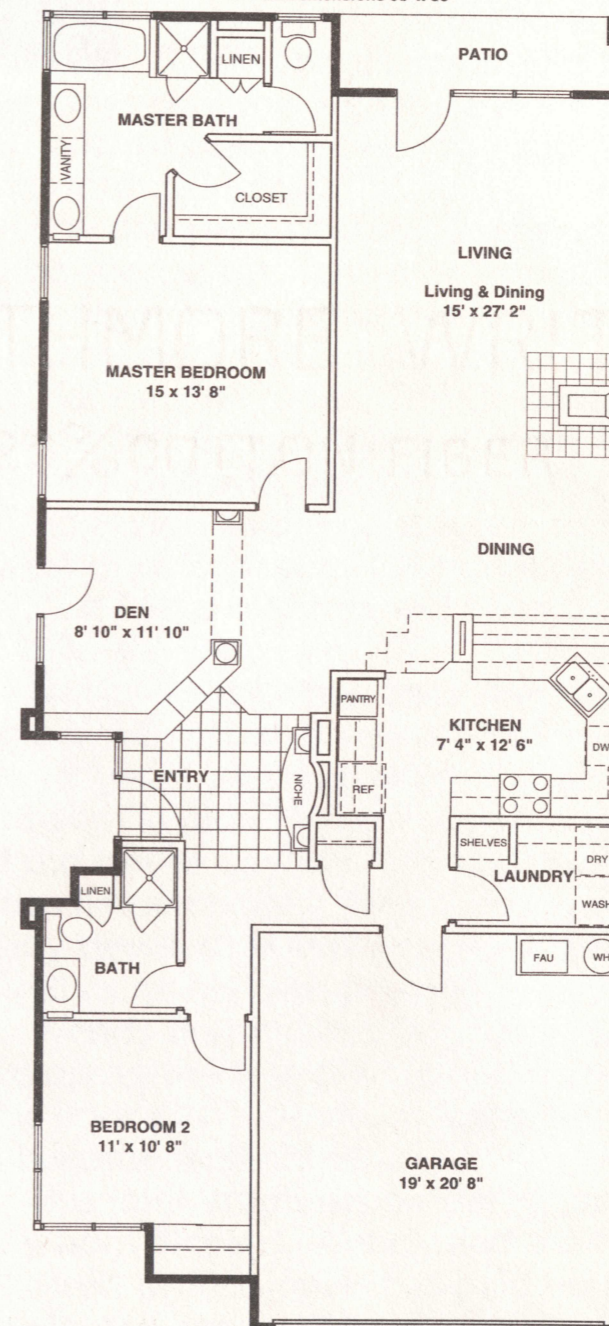
Canyon Ridge Site Plan



THE
IRIS

Plan 63
3 Bedrooms, 2 Baths, or
2 Bedrooms plus Den, 2 Baths
1,511 Square Feet

Overall Dimensions 68' x 30'



Optional 3rd Bedroom

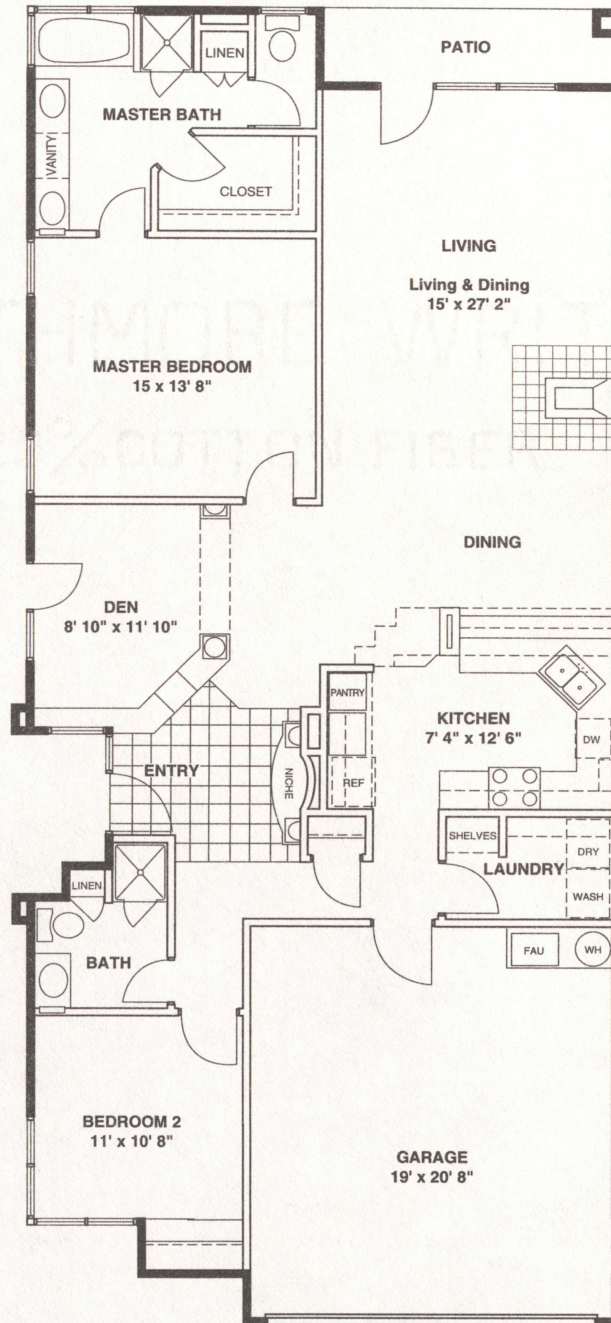
All dimensions are approximate

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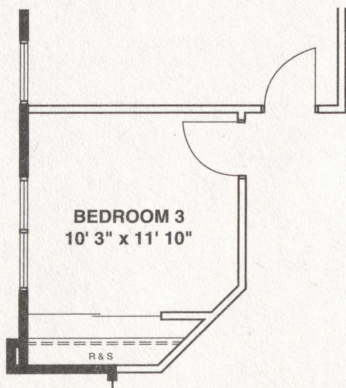
THE
IRIS

Plan 63
3 Bedrooms, 2 Baths, or
2 Bedrooms plus Den, 2 Baths
1,511 Square Feet

Overall Dimensions 68' x 30'



All dimensions are approximate

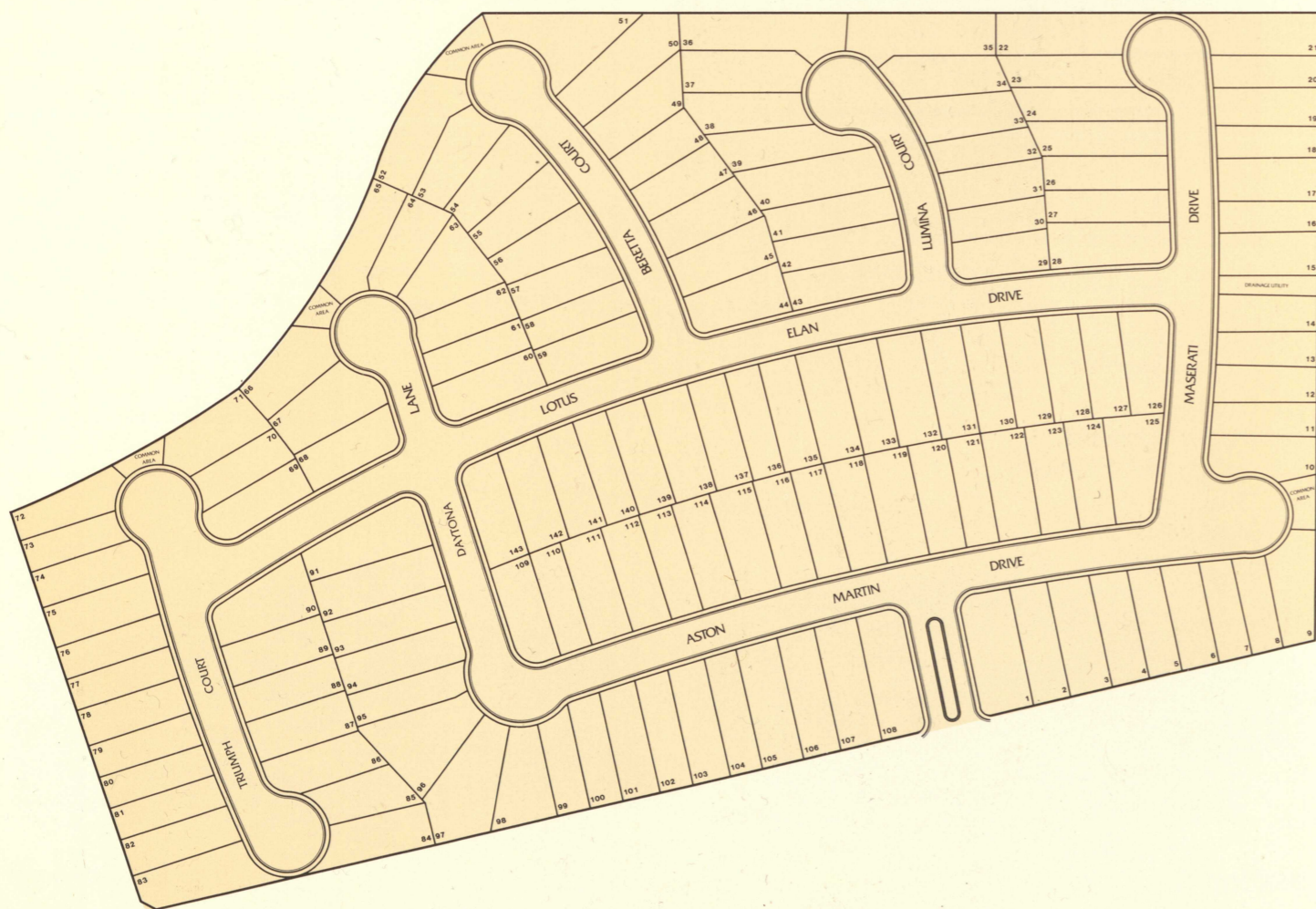


Optional 3rd Bedroom

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Canyon Ridge Site Plan



Founded by Richard and Wendy Plaster in 1978, Signature Homes has grown to become the largest home building company owned and operated by a Southern Nevada family. With more than 3,500 homes across the Las Vegas Valley that bear the Signature Homes name, their goal has always been to build homes of uncompromising quality.

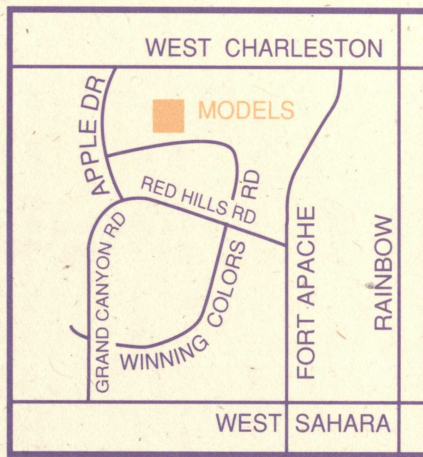
The company's careful attention to detail can be seen in the homes of Signature's highly regarded neighborhoods, including the communities of Sunset Pointe and Westport Place at The Lakes; The Colonnades at South Shore; Crown Pointe, Crown Pointe II, Summit Ridge and Mesa View in Green Valley; Ridgeview in the northwest; and, their newest developments—Canyon Ridge, Series I and II, at Peccole Ranch and Valle Del Fiori at the Hills of Summerlin.

Richard Plaster has been involved in single family home construction for more than 18 years. As past president of the Southern Nevada Home Builders Association and the Home Owners Warranty Corporation, he has helped chart a long-term course for quality development throughout the Valley, as well as for his own projects.

Wendy Plaster has been responsible for developing the first-class features and dramatic floor plans for which Signature Homes has become well-known.

This joint emphasis on design and quality by both Richard, Wendy and their staff of dedicated professionals has paid off in Signature Homes' recognition as one of the top 100 builders nationwide.

N.



map not to scale

256-9870

Signature

The Dream Builder

